

House Committee on Human Services and Housing  
Oregon State Capitol  
900 Court Street NE, Room 453  
Salem, Oregon, 97301

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RE: Opposition to HB 2001 and SB 10

The public has spoken out against HB 2001 and SB 10.

These bills should not advance out of committee for the reasons presented in the strong testimony submitted by unpaid citizens. In particular, the testimony in the record from Dean Grisvold, Eben Fodor, and Loren Lutzenhiser clearly present the danger these bills pose to Oregon's land use planning and to the supply of affordable housing.

Most people and jurisdictions acknowledge that there is a shortage of affordable housing and that the shortage is intensifying. However, reputable analysts have presented study results showing that the simplistic approach to land use planning in these bills will exacerbate the problem. The predicted unintended consequences are serious and I hope that you will investigate the published research on this issue before you cast your vote.

The research comes from academic institutions that do not have conflicts of interest. I hope you will take the time become familiar with the MIT and UCLA studies before you vote on these bills. The MIT study author admitted that he was surprised that increasing the supply of what he expected to be affordable housing resulted in the opposite-a decrease in affordable housing and the displacement of low-income residents.

The City of Portland's own analysis of the Residential Infill Project came to the same conclusion. Portland Sustainability Committee Commissioner Andre Baugh voted against the RIP, saying that it will be worse than redlining because Portland's minority communities will be displaced without a path of return.

In addition to the above concerns, I am also worried about the provisions regarding attorney fees. In my opinion, the legislature should not do anything to close the courthouse doors to Oregon's citizens. Rather, the courts should award attorney fees as they see fit. The legislature should not automatically pre-determine that all objections to all specific situations are frivolous. This provision stifles the public process.

Another worrisome part of HB 2001 is its emergency declaration. This appears to be an abrogation of the legislature's responsibility to address a chronic problem. I believe that declaring an emergency under the guise of solving a chronic problem is an authoritarian tactic that threatens Democracy.

Finally, I hope that you will determine who is promoting these bills and whether they and the interests behind them stand to gain from their passage.

Please add this to the Record.

Thank you,

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